



Housing Authority of the City of Alameda

701 Atlantic Avenue - Alameda, California 94501-2161 - TEL: (510) 747-4300 - FAX: (510) 522-7848 - TDD: (510) 522-8467

IF YOU WISH TO ADDRESS THE COMMISSION:

1. Please file a speaker's slip with the Executive Director, and upon recognition by the Chair, approach the rostrum and state your name; speakers are limited to 3 minutes per item.
2. Lengthy testimony should be submitted in writing and only a summary of pertinent points presented verbally.
3. Applause and demonstrations are prohibited during Housing Commission meetings.
4. Cell phones to be turned off or switched to vibrate.

AGENDA

SPECIAL MEETING OF THE HOUSING COMMISSION

DATE & TIME

Monday, March 23, 2009, 7:00 p.m.

LOCATION

Independence Plaza Ruth Rambeau Memorial Community Room
703 Atlantic Avenue, Alameda, CA

Welcome to the meeting of the Housing Commission of the City of Alameda. Regular Housing Commission meetings are held on the third Wednesday of each month at Independence Plaza. Cell phones are to be turned off or put on vibrate.

Public Participation

Anyone wishing to address the Commission on agenda items or business introduced by Commissioners may speak for a maximum of three minutes per agenda item when the subject is before the Commission. Please file a speaker's slip with the Executive Director if you wish to address the Housing Commission.

PLEDGE OF ALLEGIANCE

1. **ROLL CALL** - Housing Commission

2. **PUBLIC HEARING**

2-A. **Public Hearing** to Consider Public Comments regarding Proposed FY2009-2010 Annual Plan. Staff recommends the Housing Commission accept public comment on the proposed Annual Plan for next year.

3. CONSENT CALENDAR

- Consent Calendar items are considered routine and will be approved or accepted by one motion unless a request for removal for discussion or explanation is received from the Housing Commission or a member of the public.

3-A. Minutes of the Housing Commission Regular Meeting held February 18, 2009. Staff recommends acceptance.

3-B. Budget Variance Report. Staff recommends acceptance of this report.

3-C. Adopting FY2009-2010 Annual Plan. Staff recommends the Housing Commission adopt the Annual Plan for next fiscal year and authorize the Chair to certify, by resolution, that the Housing Commission has approved submission of the Agency Plan to the U. S. Department of Housing and Urban Development.

3-D. Recommend FY 2008-09 Budget Amendment No 2. Staff recommends the Housing Commission recommend to the Board of Commissioners to:

1. Adopt a resolution to authorize receipt of the American Recovery and Reinvestment Act Capital Fund Grant No. CA39S06250109 in the amount of \$269,717;
2. Approve a Housing Authority Esperanza budget revision to include income of \$269,717 and an estimated \$235,000 in Capital Fund grants, and to add a Capital Improvement Project (CIP) to replace roofs at the complex up to the limit of grant money received and, if any grant funds remain, use those funds for general operations;
3. Approve a Housing Authority General Fund budget revision to add income of \$6,425 from the insurance claim payment, and to add a Capital Improvement expenditure of \$25,000 to replace the inspector's vehicle, using up to \$18,575 in reserves for the balance of the cost; and to
4. Adopt a resolution to amend the Housing Authority's budget as described.

3-E. Revision of *Schedule of Charges for Maintenance Services* for all Managed Housing Complexes. Staff recommends that the Housing Commission approve the revised *Schedule of Charges for Maintenance Services*.

3-F. Awarding Contract for the installation of a 21 stall parking lot at Independence Plaza. Staff recommends the Housing Commission recommend to the Board of Commissioners to:

1. Award a contract to Bay Constuction Company for an amount not to exceed \$213,500, including contingencies, to install a 21 stall parking lot at Independence Plaza, and to re-paint the remaining metal fences.

2. Authorize the Executive Director to execute the contract with Bay Construction Company.
- 3-G. Amending the Section 8 Program Administrative Plan to Establish Application Selection Criteria for the Project-Based Voucher Program. Staff recommends the Housing Commission approve the revision to the Administrative Plan to add rating criteria for selecting applications for the Project-based Voucher Program.
4. AGENDA
- 4-A. Recommend Housing Authority Budget Amendment No. 3 for Fiscal Year 2009-2010. Staff recommends the Housing Commission recommend that the Board of Commissioners by resolution adopt the proposed revised budget, including the Extraordinary maintenance and Capital Improvements Projects line items, for fiscal year 2009-2010.
5. ORAL COMMUNICATIONS, Non-Agenda (Public Comment)
6. COMMISSIONER COMMUNICATIONS, (Communications from the Commissioners)
7. ADJOURNMENT

* * *

Note:

- * Materials related to an item on this agenda submitted to the Housing Commission after distribution of the agenda packet are available for public inspection in the Housing Authority of the City of Alameda, 701 Atlantic Avenue, Alameda, CA 94501 during normal business hours.
- * Sign language interpreters will be available on request. Please contact Carol Weaver, Executive Assistant, at 747-4325 voice or 522-8467 TDD at least 72 hours before the meeting to request an interpreter.
- * Accessible seating for persons with disabilities (including those using wheelchairs) is available.
- * Minutes of the meeting are available in large print.
- * Audiotapes of the meeting are available on request.
- * Please contact Carol Weaver at 747-4325 voice or 522-8467 TDD at least 72 hours prior to the meeting to request agenda materials in an alternative format, or any other reasonable accommodation that may be necessary to participate in and enjoy the benefits of the meeting.